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GREENSHAPE, LLC

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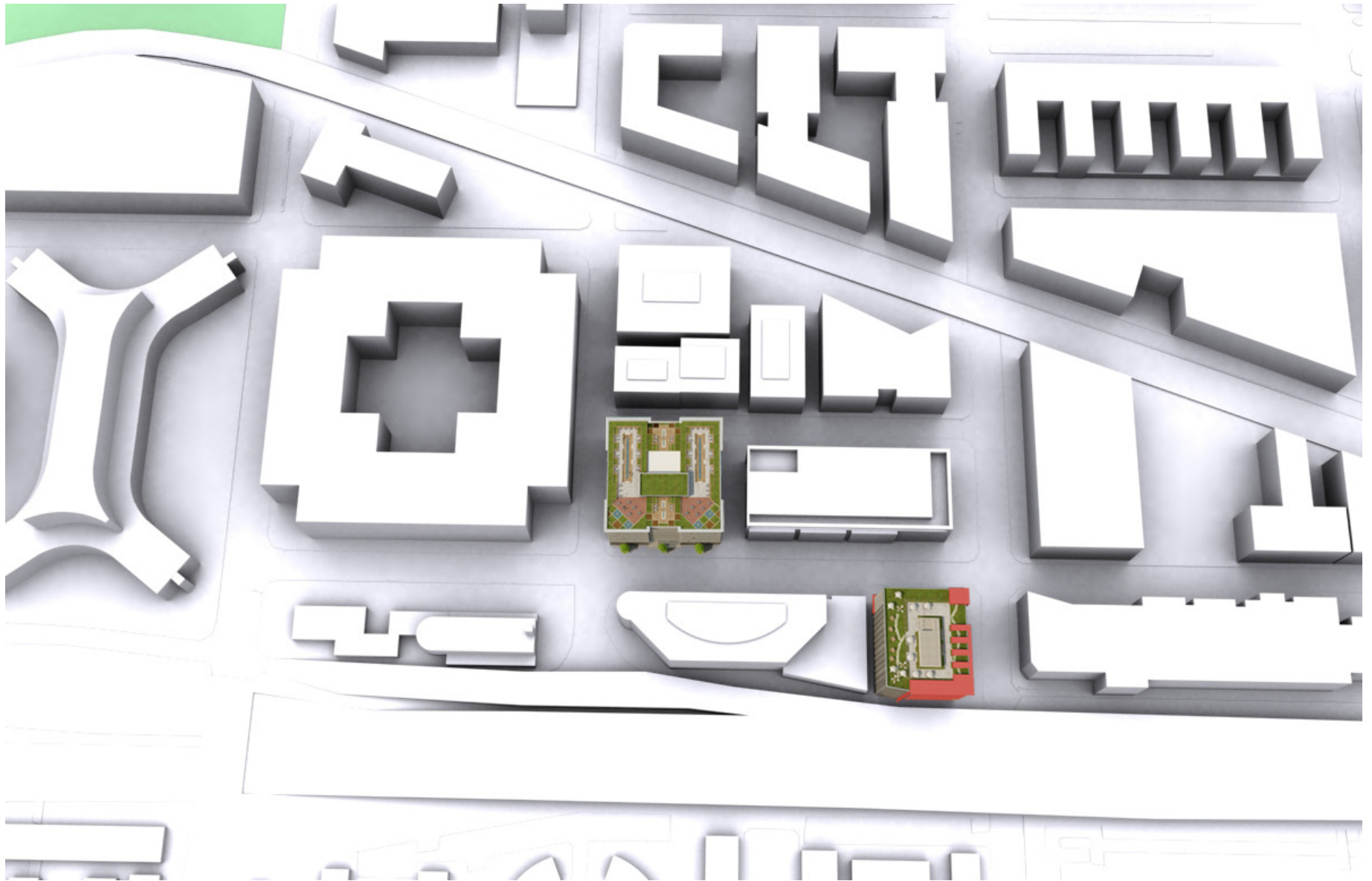
Serving the Community – Strengthening the City

TEAM



E STREET DEVELOPMENT
A DC PARTNERSHIP





Serving the Community – Strengthening the City

DESIGN



E STREET DEVELOPMENT
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PARCEL B – FIREHOUSE, COMMUNITY CENTER & OFFICE



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DESIGN

OVERVIEW

- 191,000 sf Class A building
- LEED-Silver
- Firehouse and community space on first two floors
- Eight floors of office space totaling 165,000 square feet
- 10-story building with contemporary design
- Separate entrance to the office building on E Street
- Three levels of below-grade parking
- Green roof



E STREET DEVELOPMENT
A DC PARTNERSHIP





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DESIGN

DESIGN VISION

- Firehouse and office space integrated with a strong expression of the fire station's presence.
- Exterior envelope based on sustainable strategies: glazing and vertical / horizontal metal fins for solar heat mitigation.
- Symbolic red color used to highlight the spaces devoted to serving the surrounding community.

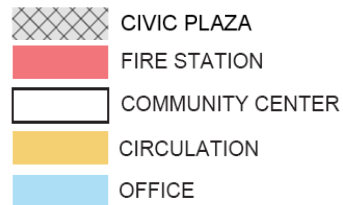


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E STREET SW



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DESIGN

FIREHOUSE

- State of the art facility
- Engine Company No.13 will occupy the first two floors.
- Separate and independent access for Engine Company 13.



COMMUNITY SPACE

- 3,000 SF of community space on the second floor
- Entrance to community space accessed through office lobby
- Kid Power DC will run after-school program
- Meeting space for community groups (interior and exterior)



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DESIGN





GREEN ROOF

-A green roof and roof deck for community use, Company 13 Personnel, and tenant functions with extraordinary views of the city.

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DESIGN



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PARCEL A – MIXED USE OFFICE & RETAIL



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DESIGN

OVERVIEW

- 307,000 sf Class A building
- LEED-Silver
- First floor retail
- Eight floors of office space
- Two levels of below-grade parking
- Green Roof



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GROUND FLOOR

- First floor retail may include:
 - local coffee shop
 - daycare center
 - Central Café
 - stationary store
 - upscale wine shop
 - full-service restaurant
- Partnering with DC Central Kitchen to develop a training center and restaurant.

Serving the Community – Strengthening the City
DESIGN





GREEN ROOF

-A park-style green roof and roof deck with extraordinary views of the city.

Serving the Community – Strengthening the City

DESIGN



E STREET DEVELOPMENT
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GREEN FEATURES

- LEED silver rating
- Bicycle storage and facilities
- Proximity to public transportation
- HOV parking and valet programs
- Zip-Car parking
- Heat-island effect reduction
- Green roof
- Water conservation
- Sustainable materials

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